

PRELIMINARY GRADING PLAN

TENTATIVE PARCEL MAP 20842

LAND DIVISION STATEMENT - OWNER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM THE RECORD OWNER, AS SHOWN ON THE LATEST EQUALIZED COUNTY ASSESSMENT OF THE PROPERTY SHOWN ON THE TENTATIVE PARCEL MAP. ALL OF MY CONTIGUOUS OWNERSHIP WITHIN AND BEYOND THE BOUNDARIES OF THE TENTATIVE PARCEL MAP IS SHOWN. THE BASIS OF CREATION OF THE LOTS IN MY OWNERSHIP (E.G. PARCEL MAP, FINAL MAP, CERTIFICATE OF COMPLIANCE, RECORDED DEED BEFORE 2/1/72) AS INDICATED ON THE TENTATIVE. I UNDERSTAND THAT PROPERTY IS CONSIDERED CONTIGUOUS EVEN IF IT IS SEPARATED BY ROADS, STREETS, UTILITY EASEMENTS OR RAILROAD RIGHTS-OF-WAY. "FREEWAY" AS DEFINED IN SECTION 23.5 OF THE STREETS AND HIGHWAY CODES, SHALL NOT BE CONSIDERED AS ROADS OR STREETS.

I FURTHER CERTIFY THAT I WILL NOT, BY THIS APPLICATION, CREATE OR CAUSE TO BE CREATED, OR WILL NOT HAVE PARTICIPATED IN THE CREATION OF MORE THAN FOUR PARCELS ON CONTIGUOUS PROPERTY UNLESS SUCH PARCELS WERE CREATED BY MAJOR SUBDIVISION. FOR PURPOSES OF THIS CERTIFICATION, THE TERM "PARTICIPATED" MEANS HAVING COOPERATED WITH OR ACTED IN A PLANNING, COORDINATE OR DECISION-MAKING CAPACITY IN ANY FORMAL OR INFORMAL ASSOCIATION OR PARTNERSHIP FOR THE PURPOSE OF DIVIDING REAL PROPERTY.

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT. EXECUTED THIS DAY OF 2007, AT CALIFORNIA.

FITZPATRICK FAMILY TRUST 01-06-00

THOMAS K. FITZPATRICK TRUSTEE SYLVIA F. FITZPATRICK TRUSTEE

ADDRESS: 4111 PASEO DE LAS TORTUGAS
TORRANCE, CA 90505

PHONE: (310) 378-5511

1. COMPLETE TAX ASSESSOR'S NUMBER: 129-291-05
2. ABBREVIATED LEGAL DESCRIPTION: PARCEL 2 OF PM 5008
3. GENERAL PLAN REGIONAL CATEGORY: E.D.A.
4. COMMUNITY/SUBREGIONAL PLAN AREA: VALLEY CENTER
5. LAND USE DESIGNATION(S): (17) ESTATES
6. EXISTING ZONING: A-70 2 AC.
7. TAX RATE AREA: 94023

USE REGULATIONS	A-70
ANIMAL REGS	L
DENSITY	.5
LOT SIZE	2 AC.
BUILDING TYPE	C
MAX FIR AREA	-
FIR AREA RATIO	-
HEIGHT	6
COVERAGE	-
SETBACK	C
OPEN SPACE	-
SPECIAL AREA REGS	-

8. ASSOCIATED PERMITS: N/A
9. LOCATION AND STATUS OF EXISTING LEGAL ACCESS TO SUBJECT PROPERTY FROM A PUBLICLY MAINTAINED ROAD, (i.e. RECORDED EASEMENT, UNRECORDED IDENTIFY AND SPECIFY WIDTH): PROPOSED 40' PRIVATE ROAD & UTILITY ESMT. & EXISTING 20' PRIVATE ROAD & UTILITY ESMT. CREATED PRIOR TO FEB. 1972 AND 40' & 60' PRIVATE ROAD AND UTILITY ESMT.(CASTLECREST DR.) TO OLD CASTLE ROAD A PUBLIC ROAD
10. WATER SOURCE/ WATER DISTRICT: VALLEY CENTER MUNICIPAL WATER DISTRICT
11. SEPTIC/ SEWER DISTRICT: SEPTIC - SUBSURFACE DISPOSAL
12. FIRE DISTRICT: VALLEY CENTER FIRE DISTRICT
13. SCHOOL DISTRICT: VALLEY CENTER ELEMENTARY AND VALLEY CENTER HIGH SCHOOL

SIGNATURE OF APPLICANT

NAME: SAME AS ABOVE

ADDRESS:

PHONE:

HADLEY JOHNSON RCE 14870

PREPARED BY:
WM. KARN SURVEYING INC.
129 WEST FIG ST.
FALLBROOK, CA 92028
760-728-1134
LS 2961/RCE 14870

NOTE

"THIS PLAN IS PROVIDED TO ALLOW FOR FULL AND ADEQUATE DISCRETIONARY REVIEW OF A PROPOSED DEVELOPMENT PROJECT. THE PROPERTY OWNER ACKNOWLEDGES THAT ACCEPTANCE OR APPROVAL OF THIS PLAN DOES NOT CONSTITUTE AN APPROVAL TO PERFORM ANY GRADING SHOWN HEREON, AND AGREES TO OBTAIN VALID GRADING PERMISSIONS BEFORE COMMENCING SUCH ACTIVITY."

SDC DPLU RCVD 12/19/07

TPM 20842

